

MEMORANDUM

TO: Town Clerk
Park and Recreation Department

FROM: Jeremy B. Ginsberg

DATE: November 30, 2007

SUBJECT: Special Meeting

The Planning and Zoning Commission will hold a special meeting on Tuesday, December 4, 2007 at 8:00 P.M. in Room 206 of Town Hall. The Aquifer Protection Agency will be holding a special meeting on Tuesday, December 4, 2007 at 9:45 PM in Room 206 of Town Hall. Copies of both agendas are below.

PLANNING AND ZONING COMMISSION SPECIAL MEETING AGENDA

		Room 206
Tuesday, December 4, 2007	8:00 P.M.	Town Hall

PUBLIC HEARING

Continuation of Public Hearing regarding Special Permit Application #248, Gofer Ice Cream, 1020 Boston Post Road. Proposal to establish an ice cream shop on the first floor of the previously approved building, with storage in the basement. The subject property is located on the south side of Boston Post Road approximately 200 feet east of its intersection with Corbin Drive and is shown on Assessor's Map #72, as Lot #11 & #12 in the CBD Zone. *PUBLIC HEARING OPENED ON 11/27/2007.*

Continuation of Public Hearing regarding Special Permit Application #248-A, La Puesta IV, Inc., d/b/a Ole Mole, 1020 Boston Post Road. Proposal to establish a restaurant on the first floor of the previously approved building, with storage in the basement. The subject property is located on the south side of Boston Post Road approximately 200 feet east of its intersection with Corbin Drive and is shown on Assessor's Map #72, as Lot #11 & #12 in the CBD Zone. *PUBLIC HEARING OPENED ON 11/27/2007.*

Continuation of Public Hearing regarding Special Permit Application #248-B, Sun Hollow Restaurant Corp., 1020 Boston Post Road. Proposal to establish a restaurant on the first floor of the previously approved building, with outdoor dining and storage in the basement. The subject property is located on the south side of Boston Post Road approximately 200 feet east of its intersection with Corbin Drive and is shown on Assessor's Map #72, as Lot #11 & #12 in the CBD Zone. *PUBLIC HEARING OPENED ON 11/27/2007.*

Continuation of Public Hearing regarding Amendment of Coastal Site Plan Review #186-A and Flood Damage Prevention Application #198-A, Timothy & Angela Riley, 11 Pratt Island. Proposal to regrade the existing driveway and site within the regulated area. The subject property is located on the south side of Pratt Island approximately 1,150 feet south of the intersection of Nearwater Lane and Baywater Drive, and is shown on Assessor's Map #55, as Lots #121 and 122 in the R-1 Zone. *PUBLIC HEARING OPENED ON 11/27/2007.*

Subdivision Application #610, Coastal Site Plan Review #226, Flood Damage Prevention Application #250, PL Partnership, 3 Purdy Lane. Proposal to subdivide a 2.5+/- acre property into four lots, with associated road and drainage improvements and perform related site development activities within regulated areas. The subject property is located on the south side of Boston Post Road approximately 275 feet west of its intersection with Hillside Avenue and is shown on Assessor's Map #54, as Lot #33 in the R-1/3 Zone.

Proposed Amendments to the Darien Zoning Regulations. Proposed amendments to the Darien Zoning Regulations to establish a new Section 580 et. seq.--Inclusionary Zoning. This Section would require the construction of affordable housing either on or off-site, or a fee in-lieu of construction, for proposed multi-family developments.

Business Site Plan #67-E/Special Permit, Tamburro Realty, LLC d/b/a Shell, 180 Noroton Avenue. Proposal to convert existing service station to a convenience store, relocate one diesel dispenser and eliminate one curb cut on Noroton Avenue. The subject property is located on the at the southeast corner formed by the intersection of Noroton Avenue and West Avenue and is shown on Assessor's Map #40, as Lot #27 & #28 in the SB Zone.

Land Filling & Regrading Application #194, Kai-Uwe Young, 19 Greenwood Avenue. Proposing to fill and regrade within fifteen feet of the property lines and perform related site development activities. The subject property is located on the west side of Greenwood Avenue, approximately 600 feet north of its intersection with Camp Avenue, and is shown on Assessor's Map #8 as Lot #147, R-1/3 Zone.

Land Filling & Regrading Application #196, Riedel Enterprises, 68 Stony Brook Road. Proposing to fill and regrade and perform related site development activities. The subject property is located on the east side of Stony Brook Road approximately 495 feet south of its intersection with Leroy Avenue, and is shown on Assessor's Map #18 as Lot #79, in the R-1 Zone.

This being a Special Meeting, no other business can be added.

ADJOURN.

**AQUIFER PROTECTION AGENCY
MEETING AGENDA**

Tuesday, December 4, 2007

9:45 P.M.

Room 206

Town Hall

PUBLIC HEARING

Proposed Enactment of Aquifer Protection Regulations proposed by the Aquifer Protection Agency (the Darien Planning & Zoning Commission). Proposed Aquifer Protection Regulations put forth by the Aquifer Protection Agency (the Darien Planning & Zoning Commission). This would establish local aquifer protection regulations.

This being a Special Meeting, no other business can be added.

ADJOURN.